

Summary Minutes
City of Sedona
Planning & Zoning Commission Meeting
City Council Chambers, Sedona City Hall, Sedona, AZ
Tuesday, April 20, 2010 - 4:30 p.m.

(15 minutes 5:30-5:45 for agenda items 1-5)

- 1. Verification of Notice, Call to Order, Pledge of Allegiance and Roll Call.**
Vice Chairman Griffin called the meeting to order at 4:32 p.m.

Roll Call:

Planning & Zoning Commissioners: Chairman Alex Gillon - excused, Vice Chairman John Griffin, and Commissioners James Eaton, Michael Hadley, Marty Losoff, Alain Soutenet, and Norm Taylor

Staff: Kathy Levin, Donna Puckett, Mike Raber and Ron Ramsey

- 2. Commission/Staff announcements and summary of current events by Chairman/staff.**

There were no announcements.

- 3. Approval of minutes for the following meetings:**
Thursday, April 1, 2020 (WS), Tuesday, March 16, 2010 (R), Tuesday, April 6, 2010 (R)

The Vice Chairman noted that there was a typographical error on the agenda showing 2020 instead of 2010 for the April 1st minutes, and then asked if there was a motion to approve the minutes of April 1st, March 16th and April 6th.

MOTION: *Commissioner Losoff so moved for all three. Commissioner Hadley seconded the motion.*
VOTE: *Motion carried six (6) for and zero (0) opposed. (Gillon excused)*

- 4. Public Forum – for items not listed on the agenda within the jurisdiction of the Planning and Zoning Commission – limit of three minutes per presentation. (Note that the Commission may not discuss or make any decisions on any matter brought forward by a member of the public).**

The Vice Chairman opened the public forum and having no requests to speak, closed the public forum.

- 5. Discussion regarding the Update of the Sedona Community Plan and reports from Working Teams.**

Mike Raber explained staff wanted to update the Commission on the working teams and indicated that the teams are helping staff a great deal. There is now a specific public comment item, on the agendas for the Commission and working teams, for public comment regarding the update to the Community Plan. In Council's March 23rd meeting, it was scheduled for them to take action to initiate the planning process and the Council unanimously did that with a motion that stated, "With the understanding that the process is flexible and may need to be modified from time to time to accommodate changing circumstances." That was the outline dated March 8th that the Commission saw, and the motion was written that way so it would be clear that the planning process is flexible and there could be some change to that. We did get some comments from the public and a couple

of Councilors. One comment was that the City's website needs to be more user-friendly and another was that we need to figure out a way to get people more involved through the Internet. An additional comment was that homeowners' groups also have extensive lists to get the word out using the Internet as well, so staff is trying to determine if there is a way to get direct input through the Web. Currently, it would be by emailing us, but Sedona.biz is an example of where responses can be provided online. Additionally, one comment that kind of summed up all of this was that public education through this whole process is crucial; getting public input is fine, but we also need to be educating as we do that.

Mike indicated that there are three community meetings coming up and we have met with some of the other Commissions; two were follow-up and one was new. We met again with the Water Conservation Advisory Committee and we almost have the data updated. Our next meeting with them is May 13th, but we will probably have the water use data updated before that. The plan's Housing Element was discussed with the Housing Commission on April 5th, and we had our first meeting with the Parks & Rec. Commission on March 29th and gave them an overview of the process and asked the Commission to start getting their current conditions up-to-date. We also met with five community organizations, since the last P&Z meeting, and prepped some articles for the media, which were released last week, and we did an article for the Sedona Main Street Newsletter.

There were a few individual comments received outside of the meetings that we will include in the comments received in the community meetings, and then we will keep a running tab of that information, so we can later report to the Commission on that.

There is an overview of the working teams in the first three pages of your packet, and then there are a couple of pages regarding the Format and Redevelopment Working Teams. The Format Working Team is trying to get a template for the plan and all of the plan elements, and once that is decided, we will agree on doing some draft rewrites based on that template. We have starting exploring the rewrite for a few elements, like the Growth Area, Land Use and Circulation Elements, and that will be discussed more on Thursday. A list of potential issues has also been identified in the Land Use and Growth Area Elements, and that list is in your packet. The working team will help separate those big-picture issues that need to go through the public process from those that are really updates, housekeeping, clarifications, corrections and minor changes in the plan document.

One of the key issues that has come up with the Redevelopment Team is changing the term "Redevelopment" to "Character of the West Sedona Commercial Corridor", which is a more accurate description of what we are trying to talk about in the Community Plan. That name change is also less likely to create negative images for those who don't understand what that refers to. We heard some public comment that "redevelopment" seemed to conjure up an image of urban renewal, etc., so by talking about the character of the commercial corridor, the public will have a better understanding of what that team is about.

Potential outreach has been discussed with the working team, as part of the first community meetings in May, and that discussion with the public would clarify what the Community Plan says about the corridor and why it is difficult to achieve the Community Plan goals, plus the need for regulations that bring about predictability to development, so there needs to be some public education in this first set of meetings, as to why we are discussing the West Sedona corridor. We may also ask participants to think of favorite places where they have shopped, to help us later determine what made those places special; that meeting may be conducted several months from now after we have a sense of what those favorite places are, when it comes to commercial corridors. We have also noted public comments received on that working team meeting as well.

Commissioner Losoff noted that all of this needs to be coordinated with the Public Participation Working Team, but one thought is, if we start bringing it into the Public Participation meetings, will it dominate those meetings and take away from other issues or is this important enough that there should be separate focus group meetings. Mike indicated that is a good point; as far as the first three meetings, Judith Keene will be facilitating those and it was felt that those issues need to be pretty separate. We will be discussing that with the Public Participation Working Team on Thursday. On one hand, we are discussing big-picture issues and on the other hand, we are discussing something much more specific, so there will have to be some kind of distinction there, and maybe we do conclude that it would be difficult to make that work in the same meeting. The Commissioner indicated that in the public forums, it could get hung up on one subject; Mike agreed that was a concern that was raised. The Redevelopment Working Team has been discussing the need to raise this issue early on and do that throughout the process. Commissioner Losoff indicated it might be important enough to have separate public groups.

Commissioner Losoff then indicated that the other question was what the process is for responding to questions from the groups and Mike explained that the questions/comments from the community organizations don't include our responses; however, staff has responded to most of those questions. There were a couple that we couldn't respond to and staff has noted those for some way to respond either through the community education as part of the community meetings or in some other way. Over 90% were responded to right in the meeting, but this gives you an idea of kind of questions being asked. The Commissioner asked if staff has gotten a sense of any particular issue standing out with the groups and staff responded that they haven't seen any pattern yet.

Kathy Levin indicated that the working team on Public Participation has been very project-focused and very helpful to staff. The team finalized the design and content of the citywide mailing that will go out at the end of this month, and that newsletter attempts to synthesize all of the important parts about what the Community Plan update is, what the current conditions are, how the public can get involved and contact staff, and encourages them to attend the May meetings. Commissioner Eaton did no less than 10 revisions of this newsletter and he turned them around in a matter of hours or overnight and it was a pleasure to work with him. The arrangements for the May meetings have been made and the first occurs on Monday, May 10th at 6:00 p.m. at Sedona Red Rock High School; the second one is in the daytime on Tuesday, May 11th at 1:00 p.m. at KSB, and the last one is on Thursday, May 13th at 6:00 p.m. at St. Andrews on Arroyo Piñon Drive. Commissioner Eaton indicated that he would be gone that week, so he won't be able to attend those meetings.

Kathy indicated that we are considering making an abbreviated version of the PowerPoint that the working team assisted in developing for use with the community service organizations to lay the groundwork for educating the public about the Community Plan update process. Judith Keene will facilitate the meetings and there will be two other staff members there to record notes. She (Kathy) and Mike will field the technical questions, and Department Heads and other staff have been asked to also be present to answer questions outside of their expertise. We contacted over 15 service organizations and to date Mike has presented an overview to five, so there is another 10 to go and those are scheduled for the first week of June. The questions that were asked by each of those five groups were summarized in your packet. The PowerPoint has been effective and it succinctly leads the public through the process of updating the plan and answers questions about past priorities and what potential issues there may be going forward. It also provides information on how to stay involved by attending Commission meetings, working team meetings, the May meetings and through the website.

We have put our singular page for the Community Plan update on the website and it synthesizes the update process, has active links to Planning & Zoning and working team meetings, and to the

Community Plan itself, and it provides active email links to both Mike and herself. We are continuously updating that. The team and some members of the public in attendance suggested that we might want to research an independent website, so she has contacted two individual website designers to look at whether or not that would be effective.

Kathy indicated that the things in progress now that involve public participation are in preparation for the May meetings. We will be preparing some public exhibits for display at the library and in our lobby, and we are researching website development. She has talked with the IT Director about filming some or all of these public meetings, so some of that video could be put on the website, but we probably can't do it all, because there are size limitations, but we could edit it down to some salient points.

Vice Chairman Griffin asked how long the PowerPoint presentation is and Kathy responded 13 minutes, and we are looking at putting the video with a little more narration on the website in the next 7 to 10 days. The Vice Chairman indicated that it would be nice for the Commission to see it. Mike explained he had thought about setting that up, but we thought the room would be occupied until the meeting started. The Vice Chairman indicated it would be good for the Commission to be aware of what the public is being told, so the Commission doesn't jump ahead and Commissioners Losoff and Hadley agreed that was a good idea. Kathy indicated that staff would bring it back and explained that as the working teams were meeting, the video was being revised as we went along, to be as current as possible as we met with the groups. Commissioner Losoff suggested putting it on the agenda for the March 29th work session. Vice Chairman Griffin noted that is not a long-range planning session. The Commissioner indicated he didn't think there is much on that agenda. Commissioner Hadley added that he couldn't be there, and Commissioner Eaton suggested putting it on the website. Kathy indicated that is what staff is looking into now. Mike explained that some things have to be added to the narrative; otherwise, it wouldn't have the same meaning. The other alternative is to come to the community meetings, where a version of that will be shown and those start on May 10th or you could wait until the next P&Z meeting after that. Commissioner Losoff indicated it is a work in progress, so the Commissioners might be able to come to the office to see it. Kathy indicated that she would check on March 29th, plus we are hoping to have it on the website in the next 7 to 10 days. Kathy also noted that she could burn a CD and put it in the Commissioners' boxes. Vice Chairman Griffin suggested that she burn one for Commissioner Hadley and run the rest of the Commission through it on the 29th.

Commissioner Hadley asked if staff hopes that all of the Commissioners attend the three public hearings and Mike indicated at least one of them, but as many as you want. Staff will be noticing that for everybody. Commissioner Soutenet asked if it would make sense for the Commissioners to coordinate which meetings they would attend, so we can ensure that somebody is going to attend each meeting. Commissioner Losoff indicated that he would also be out of town those two weeks. Commissioner Hadley stated that he could attend the 10th and the 13th. Commissioner Soutenet indicated he would attend on the 13th. Kathy stated that while staff developed the text for the PowerPoint, the working team was very helpful in editing and making suggestions, and Commissioner Eaton was the creative genius behind the design, so she appreciates the contributions made by the team.

Regarding the Sustainability Working Team, Kathy indicated that two of the first things the team wanted to do were look at the current Community Plan Vision Statement to determine how to weave in sustainability, and the other thing was to come up with a common definition. At today's team meeting, consensus was reached on both of those items and Commissioner Soutenet has those for distribution.

Commissioner Soutenet read the following definitions for sustainability: “Sustainable developments are those that meet present needs without compromising the ability of future generations to meet their needs.” The second paragraph that elaborates on the first is, “Communities achieve sustainability when humans and nature exist in productive harmony, and fulfill the social, economic, and other requirements of present and future generations without undermining the natural resources and environmental quality on which life depends.”

Commissioner Eaton asked if there was an extra copy for the expert on sustainability in the audience. John Neville indicated that he heard it and it sounded pretty good. Commissioner Soutenet explained that this definition was derived from the contribution of John Neville. Kathy indicated that the working team also tasked itself with going through the Community Plan elements to identify sustainability principles within each one, and they were divided into thirds. Today, the team started the process and their work will be combined, and they will look at those sustainability principles and action steps accomplished from the last update in the next meeting, which will be their second examination of the current Community Plan and how sustainability is addressed in principle and in action steps. It is considered to be an important part of the team’s work, to understand what the plan says now, how it can be carried forward and how potential strategic action steps can be derived from the plan for the future.

The team also started looking at other communities to determine the level of sustainability incorporated in their Community Plans, and she distributed to the working team a recent article on sustainability and Community Plans that was in the *Arizona Planning Association Journal*, and she has started researching each community highlighted as exemplary in incorporating sustainability in their plans. Commissioner Losoff indicated that we shouldn’t leave each working team in its vacuum; we didn’t have the slide presentation or this article, and all of the Commissioners should be getting them, so we can help the other teams. This definition is very good; one comment on the first sentence is that he is not sure what that means, and if it is given to the general public . . . The second paragraph makes all the sense, but you have to think about the first sentence. Kathy indicated that one of the seminal definitions comes from a U.N. Commission in 1987, and this proposed draft is close to that. The other one always quoted in documents as to what sustainability is says, “Development that meets the needs of the present without compromising the ability of future generations to meet their own needs.” Commissioner Losoff indicated he understands the philosophy, but if we are making this a simple document, maybe we could tweak it a little bit.

Commissioner Eaton asked if the second paragraph is a part of it; it certainly supports and expands on it, so the first sentence doesn’t have to stand by itself. Kathy indicated that is what is intended; they are meant to be coupled. Commissioner Eaton indicated he thinks they are great. Commissioner Soutenet explained the idea was to have the more or less internationally accepted definition that is the U.N. definition, which is the first sentence, but we can tweak a few words if that is necessary. The second one was to apply to a community and elaborate on those vague meanings that may be conveyed in the first definition. Commissioner Eaton indicated that he thinks it does that very well.

Kathy Levin indicated that Commissioner Soutenet presented the idea that we should have a scientific model to build our understanding and to thread sustainability through the Community Plan, and that involves obtaining and analyzing baseline data in the areas of Water Quality, Water Resources, Air Quality, Land Use, Energy and the Human Environment, and we have started collecting that information. The model is intended to create today’s current conditions and to come up with a measurement for where we want to be in each of those areas. When you look at a variety of different models, they tend to display concentric circles that cross over for the interrelationships between these principles of sustainability, so Commissioner Soutenet has stressed that it is

important to take a scientific approach that is credible, measurable and will create goals for the community, so we are headed down that path. Lastly, we will be inviting people, such as John Neville, to continue to participate in the working team meetings and to seek others that have backgrounds that can benefit our understanding.

Commissioner Eaton indicated that finding new ways to meet changing needs might be added to this. This seems to deal with preserving existing resources, but there are things like solar, etc., that are beginning to be used, and when we run out of oil, etc., we are going to need to find new ways to meet those needs, and there might be a way to add that concept to this.

Commissioner Soutenet asked about the draft of the Vision Statement and Kathy referenced the second half of the page titled "Prepared 4-20-10" and indicated there was consensus among the working team today to suggest the proposed revisions to the Vision Statement. In the second paragraph, removing "manmade improvements" and replacing that with "built environment", and the second to the last paragraph would read, "To be a city that provides for a strong and vital economy, which supports and strengthens the community and preserves and protects its natural resources." In the last statement it is just modifying the word "stewardship" by removing "proper" and replacing it with "environmental". These suggested changes are to thread the concepts of sustainability into the Community Plan's Vision Statement.

Commissioner Taylor asked where we get more specifically into making it a community where people can travel from point A to point B more efficiently, and more specifically about solar and even power distribution. He thinks the rewording is great, but it helps people see what you are talking about by putting in specific things that could happen. Making bicycle transportation better, because a lot of people are riding bicycles around town, and the streets aren't properly designed for those people; they are riding on the sidewalks. We may need bicycle trails. Kathy explained that there are many places in the plan that speak to non-vehicular transportation and to promote walkability and the use of bicycles, etc., as laudable goals, but what you are talking about is about four layers down and how we make that happen. Commissioner Taylor indicated he was trying to tie it into the general statements, but he doesn't have an overall sense of the book plan, so he was just making a general observation.

Commissioner Soutenet indicated that the way we want to address that is by identifying the elements of sustainability in the plan today, to measure that against all the principles of sustainability, and then find a path to implement it in the different element. Commissioner Losoff stated that another alternative would be each element, in this particular issue, the Circulation Element talks all about that stuff, but each element has a Vision Statement unto itself, so could you take each element's Vision Statement and put that into the overall City's Vision Statement? Not to add or burden the Vision Statement, because it shouldn't be lengthy, but there are seven or eight Vision Statements that could perhaps make it up. Commissioner Soutenet explained that in the Format Working Team, he read that the template for the plan would have to be agreed upon prior to actually making statements, so he understands that point, but the template needs to be clearly defined, and then we can look at how the sustainable elements of the Vision Statement can be integrated into it. Mike Raber indicated that is a good point, because we could arrive at a template that doesn't include a Vision Statement in each element, so we would have to deal with that and perhaps we can discuss that at the next working team meeting. It is a lot to try to put into one Vision Statement, but we can look at that.

Mike Raber indicated that on this Thursday, we have the Public Participation and Format Working Teams. The Public Participation Working Team will be working with Judith Keene, who will be facilitating the community meetings, to get that program together. Staff will be focusing on those

community meetings a lot over the next couple of weeks. This coming Friday or Monday, we are going to be mailing the citywide announcement of the meetings and other information; the advantage to mailing it Friday is that people start receiving it on Saturday, which gives them a few extra days notice; however, the downside is that there are more people that tend to throw their mail out on Saturday. Next week, we have meetings with the Airport Authority, Sedona Recycles, Red Rock Rotary and the Fire District, and then we will meet with the media to discuss process and coordination tomorrow and into next week. Next Friday, we have the new Council orientation as well, and the week of May 3rd, we are meeting with University Women, Sedona Main Street, all 4 working teams, and we have a potential Community Plan Amendment filing that could be happening. The week of May 10th, we have the community meetings and we will be meeting with the Water Conservation Advisory Committee.

The Format Working Team would also like for us to provide a history of the key Land Use Element provisions to the Commission, such as the Focused Activity Centers, Special Planning Areas, etc., and how that has evolved, so we will be doing that over the next couple of months, and then bringing that to the Commission, because that is an area that has created some controversy and it could come up in this plan update as another issue.

Commissioner Taylor asked if the Commissioners have a schedule of those meetings and if the Commissioners can attend one of those. Mike indicated that he assumes you could attend most of them, unless you need something special to attend a Rotary meeting. Kathy indicated she would send the schedule out tomorrow and the Commissioners could decide for themselves.

6. Public comment regarding the Update of the Sedona Community Plan.

Vice Chairman Griffin opened the public comment period for this agenda item.

John Neville, Sedona, AZ: Indicated he is representing Sustainable Arizona and the Sustainable Economic Initiative for Coconino County, and he thinks he can speak a little on behalf of the Verde Valley Regional Economic Organization, which he is involved in as well. He has been promoting the community planning process, because it is exciting that we are at this particular point, and we have an opportunity to be engaged in the planning and write objectives, with the idea of including a vision for each of the elements that ties to our general Vision Statement in a way that is constructive. The thing that is missing from our Community Plan is what this means for us, and there is a real opportunity for this.

He has a few questions that he thinks needs to be looked at, for instance, what does long-range mean? A few years ago, we could look at long-range reasonably as beyond 5 years, so it was 10 years and beyond, but because of the data that is coming our way, in terms of resource depletion, etc., we may want to shorten what "long-range" means. Additionally, there are components of the Community Plan that currently seem to be missing. The Community Plan was drafted from a very optimistic point-of-view, so how do we continue going on this way and encourage economic development as we understand it, based on our relatively recent future, the lifetime of our community? The things that are missing might be typified as basic survival issues. How do we survive in our community, given what we know is now underway. These aren't really discussed in any detail in the Community Plan, such as where does our water come from and how do we know that we will continue to have access to that water for the foreseeable future, given what is happening in other communities and given the understanding that our water is tied to our energy sources, which may not be reliable in the near future. Where does our food come from and how do we know that we have the food needed to live here, with the understanding that if the trucks stop coming to Sedona, we have about 3 days of food, so what do we do about that and how do we

integrate that into our Community Plan? Where does our energy come from; the "new technologies" have already been brought up, which are relatively old technologies, and he just came from the high school, talking about when Earth Day came into existence 40 years ago and where we have been since then. Since the Kennedy administration, we have discussed getting better control of our energy resources, and every single President since then has talked about it, but besides Jimmy Carter, we didn't do much about it. We have a really opportunity here to do something about this.

We talk about housing and the issues regarding affordable housing, but this is a critical element, and we need to look at that from a different economic perspective right now. We are hamstringing ourselves, because we look at housing here, using our now modern definition of economy, and that will probably go by the wayside fairly quickly, so we need to look at that differently.

Strengthening our community, and it is wonderful how it has been incorporated into the Vision Statement, but how do we do everything in our planning process to strengthen our community, and from the recent election here and some of the things that are going on, we have been widening some of the gulfs in our community, and we need to get past that and get down to some basic understanding of why we are here, who we are and how can we support each other for the foreseeable future. Without a strong community, we would not be able to protect our water and food resources, generate new energy or secure the housing, so these things are all interrelated, and it would be good to have those as the underpinning foundation of how the Community Plan is developed and guides some of the decisions made from a Planning & Zoning point-of-view.

Overall, he is very impressed and it is going very well; he is excited about this process, and there are some things they are doing at the Sustainable Economic Development Initiative that parallel what you are doing here. Additionally, Sustainable Arizona is going to be pursuing a new process of trying to help the communities in the Verde Valley. He and Jim were involved in the Verdean Concepts of moving our community beyond a fossil fuel-based economy to something else and that fits with what you are doing now, so he is very impressed and happy that we are going in that direction.

Having no additional requests to speak, the Vice Chairman closed the public comment period regarding the Community Plan update.

5. Discussion regarding the Update of the Sedona Community Plan and reports from Working Teams. (Continued)

Commissioner Taylor indicated that he proposes that long-range planning is at least 60 years, based on the working lifetime of an individual that starts a career at age 20 and lives to be 80 or 85 years of age, so it would be the working lifespan of an individual. Every 10 years we update our plan, so it is always looking out the lifespan of a person who might be sitting here and following all the way through. That would be his definition, either that, or a century.

Commissioner Losoff indicated that in healthcare, they used to talk about a 5 or 10-year plan, but that became a 1 and 2-year plan, because things changed so fast that if you waited 10 or 15 years, you were behind the 8-ball. Commissioner Taylor agreed that each time you draw a plan you have to look out as far as possible, and we are talking to a large extent about a physical place or things, and physical things have a way of disintegrating. A 100-year-old house is a pretty old house and they are probably at the point of being totally rebuilt or something is going to happen to the whole block.

Commissioner Soutenet praised John Neville's presentation, because we do have an opportunity to use the revision of the plan to make bold moves, and that is what John's contribution appears to be. His question is how does the process itself allow for bold decisions, and he is referring to the format example in our packet for updating current conditions, basically going through each item and revising it, which would be the opposite approach to the bold action. He is wondering how, in the process, we can address each detail of the plan and at the same time allow for some very new uncommon approach or even starting from scratch. Mike Raber explained that even if you start from scratch, you have to know where you are coming from and for all of these elements that we are asking other Commissions to update, it is to bring all of that data up-to-speed, so you have an idea of what kind of water resources we have, what kind of land use resources we have, and then what we do with that in the plan document is something else, and the working teams, especially on the format, may decide that information is all good, but do we need to express that through the Community Plan or possibly in an appendix. All of that work is still relevant, but it doesn't necessarily mean that it is getting into the Community Plan. It is information you can have and the Sustainability Working Team may need some of that, but as far as the plan and what it will say, it doesn't have to be dependent on all of those different pieces, because they may not be in the final document. The Commissioner indicated the core of the question is what in the process allows for innovative bold action and Mike indicated that he was not sure what is meant by "bold action", other than what the statutes require the plan to be as far as a guiding document; it is not an ordinance, so it can't cause action to happen or take the action, but it can suggest how that happens, so he is not sure what is being referred to as "bold". Commissioner Soutenet stated visionary, and Mike indicated he thinks it has plenty of room to be visionary. The plan can definitely be a visionary document. Commissioner Soutenet repeated his question of what in the process would allow for visionary action and Mike asked what in the process wouldn't allow that.

Vice Chairman Griffin suggested that these things need to be introduced in some way, and then it is the community that needs to support these visionary things. It isn't the Commission's place to put them in, but we might put that out there, and then get the input from the community. Mike explained that if the thought is that the Sustainable Working Team comes up with something that is innovative and it is suggested throughout the document, once there is an understanding of the template and how the structure of the plan will look, then you start putting that out to the community and see how they react to that, as we move through this.

Commissioner Losoff indicated that sometimes we tend to get tunnel vision, like this list staff provided is a maintenance list or like tweaking some of the wording, but the boldness, in both the community meetings and here, the Commission could provide some of that overview or initiative, as each working team comes forward. P&Z can certainly have an impact on how bold we want to be; for example, in one of the format or public participation meetings, it was pointed out that there is no element to provide the community with an outlet to be heard, and that could be looked at as a bold vision, to allow for something for the community as a whole to have a vehicle to provide their input. Another issue discussed was for the Community Plan to adopt a position or comment on open space and the forest lands; there isn't anything specific in there. Ten years ago, the Community Plan addressed light issues, so there is an opportunity, but it probably will come from us as a group, and some things probably wouldn't be Community Plan material.

Mike Raber explained that once we see where the community is going with big issues, we will be able to fold that into things like he has handed out to the other working team, to see if there are other things we have identified or other Commissions have identified as issues to be addressed. Then, we start looking at the solutions and he sees the working teams starting to come up with responses to the issues we hear from the public, and that is where he sees the bold ideas coming

into play. Once we start hearing from the public, we can have a better sense of how we will try to come up with solutions for those issues.

Commissioner Soutenet stressed the importance of expert participation and indicated that is a key element to bringing more education to the public in the process. Mike indicated that may be a special solicitation that we try to look at in the Public Participation Working Team. As opposed to leaving everything open, we may want to have focus groups that are comprised that way. Vice Chairman Griffin pointed out that the experts can attend meetings and discuss that from the public, but he is a little concerned that this doesn't all just come from P&Z; it needs to come from the public.

Commissioner Soutenet agreed and explained he is not the one bringing up the bold changes; he is asking what is in the process that would promote that and where is it coming from, if it is not coming from the Commission. The Vice Chairman repeated that is has to come from the public. Commissioner Soutenet agreed, but indicated that expert participation is important.

Commissioner Eaton indicated that part of our job is to help stimulate the thinking on the part of the public, but not to guide it too much, and the rest of our job is to listen and try to understand where they are coming from, but he read a quote yesterday that said, "The American business tends to think about the next quarter, the Chinese think about the next 25 years", and maybe we have to think a little more Chinese.

Commissioner Taylor asked if there is an opportunity coming up that the City will have some of those special groups to look into certain things, such as street lighting and the different Mayor's Committees. Good groups could feed in a lot of information. Mike indicated that is possible and summarized that there are probably a couple of things that need to be discussed in some of the working teams, and what Commissioner Soutenet brought up is something we should start talking about in the Public Participation Working Team. It is a good point and something we will have to pay more attention to when we start getting more into the solutions phase of the plan update, but we should be thinking about that now. The Vice Chairman indicated that fairly soon we need to try to have the whole Commission discuss the work done by the working teams, so all of the Commissioners feel they are in the same group, but staff will have to tell us when it is at a point to share something for a general discussion. Mike indicated that we are pretty close to having something for the Commission to react to from the Format Working Team and possibly something from the Public Participation Working Team. Commissioner Losoff's point about sharing the PowerPoint, etc., with the full Commission is a good idea.

Vice Chairman Griffin pointed out that the Redevelopment Working Team may be a little behind, because they are still trying to get the feeling of what that should be, which will be driven a lot by the public; whereas these others are more process-oriented working teams, but when we can, we should. Commissioner Soutenet suggested having those exchanges and meetings between teams before the public meetings in May. Mike explained there won't be another Commission meeting before then and Commissioner Losoff pointed out that most of the working teams have only met once or twice, so there isn't much material yet. Vice Chairman Griffin indicated that things don't have to be finalized and expressed the desire to have the discussions. Commissioner Losoff indicated it would be good if everybody saw the PowerPoint, to get a sense of what that is all about before the public meetings. Mike indicated staff would see what could be done on the 29th.

7. **Discussion/possible action regarding future meeting dates and agenda items:**
Thursday, April 29, 2010 – 3:30 p.m. – **Worksession**
Tuesday, May 4, 2010 – 5:30 p.m. – **Regular**

Tuesday, May 18, 2010

– 3:30 p.m. – Regular

Mike repeated that staff will try to get the PowerPoint to you on the 29th, and one citizen has raised an idea about expanding our citizen involvement process to establish an advisory committee that would drive the update process. We did that in the past with our first Community Plan; the central advisory body advised the Council all the way through the process, and staff met with Chairman Gillon, the Mayor, the Vice Mayor and one of the Council-elect on that concept, but staff wants to determine more details, and then that might come before the Commission on May 18th to get your reaction, before anything like that goes to Council.

Vice Chairman Griffin asked if we are going to have Centrum on the 29th and Commissioner Losoff indicated that Nick sent an email that they want to go ahead with it. The Vice Chairman noted that May 4th will be the current planning meeting for Centrum and possibly the Farmers' Market.

Commissioner Hadley indicated he wouldn't be here on the 29th, but he will try to be back on the 4th. The Vice Chairman also noted that Commissioner Losoff wouldn't be present on the 4th and Chairman Gillon returns on the 3rd.

8. Adjournment

Vice Chairman Griffin called for adjournment at 5:55 p.m., without objection.

I certify that the above is a true and correct summary of the meeting of the Planning & Zoning Commission held on April 20, 2010.

Donna A. S. Puckett, *Recording Secretary*

Date